

121.A

0002

0103.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

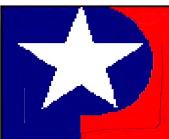
508,900 / 508,900

USE VALUE:

508,900 / 508,900

ASSESSED:

508,900 / 508,900

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
114		PLEASANT ST, ARLINGTON

OWNERSHIP	Unit #:	103
Owner 1: ATHANASOULAS BETTY TRUSTEE		
Owner 2: BETTY ATHANASOULAS TRUST		
Owner 3:		
Street 1: 114 PLEASANT ST #103		
Street 2:		

Twn/City: ARLINGTON		
St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02476	Type:	

PREVIOUS OWNER		
Owner 1: COLLINS ANNE L -		
Owner 2: -		
Street 1: 114 PLEASANT ST #103		
Twn/City: ARLINGTON		
St/Prov: MA	Cntry:	
Postal: 02476	Type:	

NARRATIVE DESCRIPTION		
This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1900, having primarily Brick Exterior and 1053 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.		

OTHER ASSESSMENTS		
Code	Descrip/No	Amount
		Com. Int

PROPERTY FACTORS									
Item	Code	Description	%	Item	Code	Description			
Z	R6	APTS LOW		water					
o				Sewer					
n				Electri					
Census:				Exempt					
Flood Haz:									
D				Topo					
s				Street					
t				Gas:					

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6035																

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	508,900			508,900		129630
							GIS Ref
							GIS Ref
							Insp Date
							10/12/17

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	508,900	0	.	.	508,900		Year end	12/23/2021
2021	102	FV	501,700	0	.	.	501,700		Year End Roll	12/10/2020
2020	102	FV	487,300	0	.	.	487,300	487,300	Year End Roll	12/18/2019
2019	102	FV	459,300	0	.	.	459,300	459,300	Year End Roll	1/3/2019
2018	102	FV	378,800	0	.	.	378,800	378,800	Year End Roll	12/20/2017
2017	102	FV	351,900	0	.	.	351,900	351,900	Year End Roll	1/3/2017
2016	102	FV	351,900	0	.	.	351,900	351,900	Year End	1/4/2016
2015	102	FV	290,600	0	.	.	290,600	290,600	Year End Roll	12/11/2014

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
COLLINS ANNE L,	55807-552		11/12/2010		302,000	No	No		
GRINBLAT ARKADY	39586-86		6/17/2003		275,000	No	No		
GALOTTI CAROL C	23136-387		4/30/1993		142,500	No	No	Y	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
10/12/2017										Measured	DGM	D Mann
5/6/2000											197	PATRIOT

Sign: \_\_\_\_\_ VERIFICATION OF VISIT NOT DATA \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>						
Type: 7	- Condo Garden			Full Bath: 2	Rating: Average			646-2411, Building Number 1.										
Sty Ht: 1	- 1 Story			A Bath:	Rating:													
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:													
Foundation: 1 - Concrete				A 3QBth:	Rating:													
Frame: 2 - Steel				1/2 Bath: 0	Rating: Average													
Prime Wall: 7 - Brick				A HBth:	Rating:													
Sec Wall: %				OthrFix:	Rating:													
Roof Struct: 4 - Flat				<b>OTHER FEATURES</b>														
Roof Cover: 11 - Membrane				Kits: 1	Rating: Average													
Color: BRICK				A Kits:	Rating:													
View / Desir: DV - GDV				Fpl: 0	Rating: Average													
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:													
Grade: C - Average				<b>CONDOS INFORMATION</b>														
Year Blt: 1900	Eff Yr Blt:			Location: R	- Rear													
Alt LUC:	Alt %:			Total Units:														
Jurisdict:	Fact: .			Floor: 1	- 1st Floor													
Const Mod:				% Own:	4.438000202													
Lump Sum Adj:				Name:	20 - 6035													
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>										
Avg Ht/FL: STD				Phys Cond: AV	- Average			30. %	Exterior:				RES BREAKDOWN					
Prim Int Wal: 2	- Plaster			Functional:				%	Interior:				No Unit	RMS	BRS	FL		
Sec Int Wall:	%			Economic:				%	Additions:				1	4	2	0		
Partition: T	- Typical			Special:				%	Kitchen:									
Prim Floors: 4	- Carpet			Override:				%	Baths:									
Sec Floors:	%			Total:	30.6 %				Plumbing:									
Bsmnt Flr:				<b>CALC SUMMARY</b>					Electric:									
Subfloor:				Basic \$ / SQ:	325.00				Heating:									
Bsmnt Gar:				Size Adj.: 1.06980062					General:									
Electric: 3	- Typical			Const Adj.: 1.27209091					Totals									
Insulation: 2	- Typical			Adj \$ / SQ: 442.287														
Int vs Ext: S				Other Features: 40000														
Heat Fuel: 1	- Oil			Grade Factor: 1.00														
Heat Type: 3	- Forced H/W			NBHD Inf: 1.45000005														
# Heat Sys: 1				NBHD Mod:														
% Heated: 100				LUC Factor: 1.00														
Solar HW: NO	Central Vac: NO			Adj Total: 733306														
% Com Wal	% Sprinkled			Depreciation: 224392														
				Deprecated Total: 508915														
<b>MOBILE HOME</b>				WtAv\$/SQ:	AvRate:			Ind.Val										
Make: Model: Serial # Year: Color:																		
<b>SPEC FEATURES/YARD ITEMS</b>																		
<b>PARCEL ID</b> 121.A-0002-0103.0																		
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod/JFact	Juris. Value	
More: N	Total Yard Items:				Total Special Features:									Total:				